

# City Center Specific Plan Update

## Avondale

Planning Commission Work Session (Discussion)

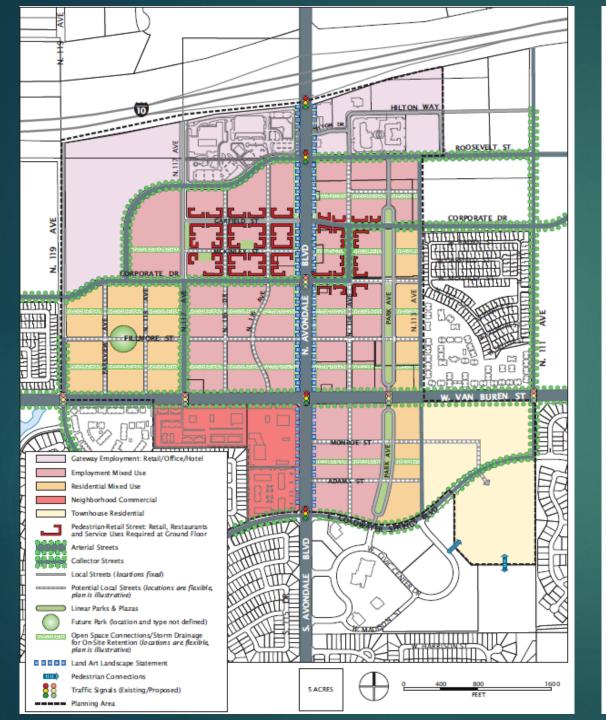
April 18, 2019

# Background and Purpose

- History of the Plan
  - > Adopted 2008 comprising approximately 402 acres
- Purpose of the Update
  - Update plan to the City's current level of expectation for a quality, unique, and pedestrian-friendly City Center; a place of significance

# Update

- Land Use Categories/Districts
- Overall land area for City Center
- Plan implementation strategies



## Leaend

### **Gateway District**

· Education campus (housing, multi-family & townhomes) Medical campus / hospital apartment

Retail / restaurant

Single-family detached

Attached townhomes

 Education campus Limited employment

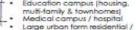
Hotel

Office

Neighborhood District

Lifestyle amenities (see open

space & amenities plan)



 Retail · Office employment

 Urban multi-family Restaurants

Education campus

## Park Avenue District

Village District

 Central gathering area for community-wide events

Large scale sports & entertainment - ASC

- Theatre / Performing Arts

Center

- Mixed-use Boutique mixed-use / Main Street retail

Restaurants

. Urban form multi-family

· Office

Education Campus

## **Residential District**

 Single-family attached residential Multi-family

## Promenade District

Community retail

· Pad development Transitional retail

· Office



# Next Steps

- ► Contact Property Owners in CCSP In process
- ► City Council Work Session May 6, 2019
- Neighborhood Meeting May 7, 2019
- ▶ Planning Commission Public Hearing May 16, 2019
- ▶ City Council Public Hearing & Adoption June 17, 2019

